Box 13 #11626

WARRANTY DEED

Heidi Jo Clayton Notary Public My Comm. Exp 07/25/09 State of TENNESSEE Davidson County

STATE OF TENNESSEE
COUNTY OF DAVIDSON

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $104,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 31ST DAY OF MAY, 2006.

Notary Public

MY COMMISSION EXPIRES: .

(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
Robert L. Scruggs, Attorney, 2525 21st Avenue South, 2nd Floor, Nashville, TN 37212

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Vincent Ciesielski	Fremont Investment & Loan	
(NAME)	(NAME)	
2302 Northview Avenue	4343 Anchor Plaza Pkwy. Ste.150	**MAP 72-10**
(ADDRESS)	(ADDRESS)	
Nashville, TN 37216	Tampa, FL. 33634	**PARCEL 215**
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **Integrity Ventures, LLC** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **Vincent Ciesielski,** unmarried HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, Beginning at a point in the West margin of Northview Avenue 125 feet North of the Northwest corner of Moneta Street and Northview Avenue, said point being 128 and one half (128 ½) feet east of the right-of-way of the Lewisburg and Northern Railroad; thence Northerly with the Western margin of Northview Avenue, 55 feet to a point; thence at right angle, Westerly 122 feet more or less, to the right-of-way of the Lewisburg and Northern Railroad; thence Southerly with the said right-of-way, 55 feet to a point; thence Easterly and parallel with Moneta Street, 128 and one half (128 ½) feet to the point of beginning.

Being the same property conveyed to Integrity Ventures, LLC by Warranty Deed from Phillips, Brown & Mingle, LLC of record in Instrument No. 20050628-0074084, Register's Office for Davidson County, Tennessee.

This conveyance is made subject to all conditions, easements; and all other matters of record in the Register's Office for Davidson County, Tennessee, including but not limited to: 2006 real property taxes which have been prorated and assumed by the grantee(s).

unimproved ☐
This is improved ☒ property, known as 2302 Northview Avenue, Nashville, TN 37216
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 31st day of May, 2006.

Integrity Ventures, LLC

By:
Steven Glass, Member

Davidson County DEEDWARR
Recvd: 06/16/06 14:32 2 pgs
Fees:13.00 Taxes:388.13

20060616-0072181

STATE OF TENNESSEE
COUNTY OF DAVIDSON

Before me, the undersigned, a notary public in and for said County and State, personally appeared, Steven Glass, with whom I am personally acquainted (or proved to me on the basis of satisfactory evidence), and who, upon oath, acknowledged himself to be a member of Integrity Ventures, LLC, (the "Company") the within named bargainor, a Tennessee limited liability corporation, and that as such member, being authorized so to do, executed the foregoing instrument for the purpose therein contained, by signing the name of the Company by himself as a member.

Witness my hand and official seal at Nashville, Tennessee this 31st day of May, 2006.

Commission expires:



Robert L. Scruggs Notary Public